

**PLANNING DEPARTMENT TRANSMITTAL  
TO THE CITY CLERK'S OFFICE**

<b>CITY PLANNING CASE:</b>	<b>ENVIRONMENTAL DOCUMENT:</b>	<b>COUNCIL DISTRICT:</b>
VTT-73814-SL-1A	ENV-2015-4679-MND	12 – ENGLANDER
<b>PROJECT ADDRESS:</b>		
7000 NORTH WOODLAKE AVENUE		
<b>APPLICANT/REPRESENTATIVE:</b>	<b>TELEPHONE NUMBER:</b>	<b>EMAIL ADDRESS:</b>
SHERMAN WAY WESET HILLS PARTNERS, LLC MICHAEL HARRIS (REPRESENTATIVE) 22801 Ventura Boulevard 111 Woodland Hills, CA 91364		landsocal@gmail.com
<input type="checkbox"/> New/Changed		
<b>APPELLANT/REPRESENTATIVE:</b>	<b>TELEPHONE NUMBER:</b>	<b>EMAIL ADDRESS:</b>
PAUL EDELMAN – SANTA MONICA MOUNTAINS CONSERVANCY 5750 Ramirez Canyon Road Malibu, CA 90265	310-589-3230	edelman@smmc.ca.gov
<b>PLANNER CONTACT INFORMATION:</b>	<b>TELEPHONE NUMBER:</b>	<b>EMAIL ADDRESS:</b>
Heather Bleemers	(213) 978-0092	heather.bleemers@lacity.org
<b>APPROVED PROJECT DESCRIPTION:</b>		
<p>Vesting Tentative Tract for a maximum of 15 lots for the purposes of 14 Small Lot Homes and 1 Open Space Lots.</p>		

**COMMISSION ACTION(S) / ZONING ADMINISTRATOR ACTION(S): (CEA's PLEASE CONFIRM)**

At its meeting of August 11, 2016, the Los Angeles City Planning Commission took the following action:

1. Denied the appeals in-part and granted the appeals in-part.
2. Sustained the Decision of the Advisory Agency for Vesting Tentative Tract Map No. 73814-SL.
3. Denied the appeal and sustained the decision of the Advisory Agency to adopt the environmental analysis, mitigation measures and Mitigation Monitoring Program in Case. No. ENV-2015-4679-MND.
4. Adopted the Findings of the Advisory Agency.
5. Advised the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
6. Advised the applicant that pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination (NOD) filing.

**ENTITLEMENTS FOR CITY COUNCIL CONSIDERATION:**

Second level appeal of the approval of Vesting Tentative Tract No. 73814-SL.

**FINAL ENTITLEMENTS NOT ADVANCING:**

N/A

**ITEMS APPEALED:**

Vesting Tentative Tract

ATTACHMENTS:	REVISED:	ENVIRONMENTAL CLEARANCE:	REVISED:
<input checked="" type="checkbox"/> Letter of Determination <input checked="" type="checkbox"/> Findings of Fact <input checked="" type="checkbox"/> Staff Recommendation Report <input checked="" type="checkbox"/> Conditions of Approval <input type="checkbox"/> Ordinance <input type="checkbox"/> Zone Change Map <input type="checkbox"/> GPA Resolution <input type="checkbox"/> Land Use Map <input type="checkbox"/> Exhibit A - Site Plan <input checked="" type="checkbox"/> Mailing List <input type="checkbox"/> Land Use <input type="checkbox"/> Other	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> Categorical Exemption <input type="checkbox"/> Negative Declaration <input checked="" type="checkbox"/> Mitigated Negative Declaration <input type="checkbox"/> Environmental Impact Report <input type="checkbox"/> Mitigation Monitoring Program <input type="checkbox"/> Other	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>

**NOTES / INSTRUCTION(S):**  
 Related to the appeal of VTT-73714-SL.

**FISCAL IMPACT STATEMENT:**

Yes                       No

\*If determination states administrative costs are recovered through fees, indicate "Yes".

**PLANNING COMMISSION:**

<input checked="" type="checkbox"/> City Planning Commission (CPC)	<input type="checkbox"/> North Valley Area Planning Commission
<input type="checkbox"/> Cultural Heritage Commission (CHC)	<input type="checkbox"/> South LA Area Planning Commission
<input type="checkbox"/> Central Area Planning Commission	<input type="checkbox"/> South Valley Area Planning Commission
<input type="checkbox"/> East LA Area Planning Commission	<input type="checkbox"/> West LA Area Planning Commission
<input type="checkbox"/> Harbor Area Planning Commission	

PLANNING COMMISSION HEARING DATE:	COMMISSION VOTE:
September 14, 2016	7 - 0

LAST DAY TO APPEAL:	APPEALED:
September 26, 2016	Yes

TRANSMITTED BY:	TRANSMITTAL DATE:
James K. Williams	September 28, 2016